

Village of Barrington
Planning Zoning and Economic Development Committee
Minutes Summary

Date: June 8, 2006 Time: 7:30 p.m.

Location: Community Conference Room
200 South Hough Street
Barrington, Illinois

In Attendance: Beth Raseman, Chairperson Jeff Anderson, member
Jim Daluga, member

Staff Members: Denise Pieroni, Village Manager Jim Wallace, Director of B&P
Paul Evans, Assistant Director of Planning

Guests: Karen Kabbes, 115 Coolidge Avenue Trustee Paul Hunt (7:57 p.m.)

Call to Order

Trustee Raseman called the meeting to order at 7:38 p.m. The Roll Call noted the following: Beth Raseman, present; Jim Daluga, present; Jeff Anderson, present. There being a quorum, the meeting proceeded.

Home Occupations and Vehicles

PZED and staff discussed a proposed text amendment brought forth by staff. Staff was directed to prepare an initiation of a Zoning Ordinance text amendment at the next available Board meeting. Discussion of impervious surface was continued to the September PZED meeting, where staff is to report results of research on front yards and nonconformity that might be created by such regulations.

Wamberg Development

Consensus of PZED was to recommend to the Board an extension of time (an additional year) for the developer to commence construction.

Village Center Master Plan Updates

PZED reviewed the 6/9/06 revised worksheet. It was suggested that a timeline be added to the "Budget Implications" column. The worksheet is scheduled for discussion at the June 19, 2006 COW meeting.

- Wayfinding signs: Consensus of PZED is that there are too many regulatory/informational ground signs in the downtown and we need to reduce the number of signs. Trustee Raseman also suggested that the core of wayfinding signage should be signs rather than banners. Add kiosks as a strategy. Peg Blanchard is to provide the Communications Subcommittee with good examples of wayfinding signs and provide a range of costs for these designs.
- TIF Grants: PZED directed that PW should come up with a sign for TIF award projects, to be posted in front of the sites as soon as possible, and provide the Communications Subcommittee with long-range design ideas. It was noted that if the project has a construction sign, the award sign should be such that it can be added to the construction sign.

Community Events Signs

PZED reviewed an example of a sign from Lake Forest and discussed possible conventions and locations. They generally supported increasing the number of locations from six to eight. They also feel that the use of sandwich boards is out of control, particularly on Northwest Highway, and are concerned with right-of-way obstructions.

Multi-Tenant and other Sign Issues

PZED reviewed a staff memo proposing certain changes to the Sign Ordinance. They made the following recommendations:

- Use ARC to help establish aesthetic standards
- Ask the Chamber of Commerce for input after we have drafted regulations (a workshop at BEP).

- Contact sign companies for sign samples
- Create a timeline/method for amending the Ordinance; bring back to PZED in a highly visual way.

454 Washington Street Duplex Proposal

Consensus of PZED was that they would not support this proposal.

YWCA Collection Bins

PZED does not support the installation of these boxes and directed staff to investigate how these are generally regulated and to explore allowing them in P-L zoning districts only.

Cook Street Plaza

Staff updated PZED on the project and confirmed the board's position that no occupancy of residential units will be permitted until corrections are made to bring the building into compliance. Dave Nelson wants to meet regarding occupancy issues.

407 East Main

Staff is to email PZED the developer's concerns and the original recommendations of PZED/COW.

TIF Grant Program

Staff reported that for Catchpenny, the main items would be to change some windows, remove the vinyl siding and do some painting. Staff is to set up a meeting with Dan Delcore, Karl Heitman and others to try to get pictures to use for the façade and other programs.

Minutes of May 2006 Meeting

Deferred.

August PZED Meeting

The following items are on the August agenda:

- Development approval checklists
- Time restrictions for construction noise
- Van Fossan survey (invite BEP)
- Glendale rezoning issue

Future Meetings

September:

- Impervious surface coverage
- Sign Ordinance timeline/methodology

Jan/Feb 2008:

- Employer/employee and other parking changes

Unspecified:

- Tree fee-in-lieu
- Fence regulations: materials and heights

Adjournment

It was moved and seconded to adjourn the meeting. The voice vote noted all ayes. The meeting was adjourned at 10:35 p.m.

Respectfully submitted,

Jim Wallace
Director of Building and Planning

Beth Raseman, Chair, PZED